



Lincoln-Lancaster County 555 South 10th Street / Suite 213 Michael D. Cornelius, Chair
 Planning Department Lincoln, Nebraska 68508 City-County
 Marvin S. Krout, Director 402-441-7491 / fax: 402-441-6377 Planning Commission



MAYOR CHRIS BEUTLER

lincoln.ne.gov

March 23, 2012

TO: Neighborhood Associations/Organizations
 Deb Schorr, Chair, Lancaster County Board of Commissioners
 Dr. Steve Joel, Superintendent, Lincoln Public Schools
 Educational Service Unit #18, c/o David Myers
 Board of Regents, University of Nebraska-Lincoln
 President, Southeast Community College
 Glenn Johnson, Lower Platte South Natural Resources District

RE: **Comprehensive Plan Conformance No. 12002**
(Proposed amendment to the Nebraska Innovation Campus Redevelopment Plan)

Pursuant to Neb. Rev. Stat. § 18-2109, you are hereby advised that the City of Lincoln has received an application for **Comprehensive Plan Conformance No. 12002**, requested by the Director of the Urban Development Department, to review proposed amendments to the **Nebraska Innovation Campus Redevelopment Plan** as to conformance with the 2040 Lincoln-Lancaster County Comprehensive Plan. The proposed amendments 1) incorporate the newly declared Theresa Street Blight and Substandard Area located generally between Cornhusker Highway and Salt Creek Roadway from approximately North 20th Street at the west boundary to North 27th Street at the east boundary and including adjacent rights-of-way; 2) update the Redevelopment Plan to include changes that have occurred since its adoption in November 2010; and 3) add the Phase I NIC projects, including renovation of the 4-H and Industrial Arts Buildings with construction of a companion building to each and construction of two additional research buildings. The Redevelopment Plan Area is adjacent to the University of Nebraska-Lincoln (UNL) city campus and includes the former Nebraska State Fair Park. The boundaries are generally from N. Antelope Valley Parkway to N. 27th Street, between Salt Creek and the Burlington Northern Santa Fe Railroad corridors. A map and a copy of the "Introduction" of the amended Redevelopment Plan are attached for your information. The Planning Commission action is a recommendation to the City Council.

A public hearing on this application will be held before the Lincoln City/Lancaster County Planning Commission on **Wednesday, April 4, 2012**. The public hearing is your opportunity to appear and speak upon the merits of this application. The Planning Commission meeting commences at **1:00 p.m.** in the City Council Hearing Room on the first floor of the County-City Building, 555 South 10th Street, Lincoln, Nebraska.

If you would like additional information, you are encouraged to contact Wynn Hjermstad in the Urban Development Department at 402-441-7606 or whjermstad@lincoln.ne.gov; or the project planner in the Planning Department, Brandon Garrett, at 402-441-6373 or bgarrett@lincoln.ne.gov. You may also wish to appear at the public hearing or submit your comments prior to the public hearing in writing to the Planning Commission at the Planning Department address, by email to plan@lincoln.ne.gov, or by fax to 402-441-6377. The Planning Department staff report and recommendation will be available in the Planning Department office on Thursday, March 29, 2012, after 3:00 p.m. The Planning Commission Agenda and staff report will also be available on Internet at that time at lincoln.ne.gov (keyword = pcagenda).

Sincerely,

 Jean Preister
 Administrative Officer

cc: David Landis, Urban Development
 Wynn Hjermstad, Urban Development
 Rick Peo, Chief Assistant City Attorney
 Norm Agena, County Assessor
 Jennifer Dam, UNL Campus Planning & Space Management
 Joel Pedersen, General Counsel, University of Nebraska Board of Regents

ATTACHMENT "C"

John Brown
Landon's Neighborhood Assn.
2201 Elba
Lincoln, NE 68521

Maurice Baker
Clinton Neighborhood Organization
1533 N. 27th St.
Lincoln, NE 68503

Diane Walkowiak
University Place Community Org.
4934 Knox St.
Lincoln, NE 68504

Elizabeth Katt
East Campus Community Org.
1308 N. 38th St.
Lincoln, NE 68503

Bob Reeves
Clinton Neigh. Org.
3236 Dudley Street
Lincoln, NE 68503

Allana Novotny
Suncrest Association, Inc.
3905 N. 7th Street
Lincoln, NE 68521

Carolene Skorohod
Skorohod Condominium Regime I
Owners' Association
6236 Vine Street
Lincoln, NE 68505

Ed Patterson
Malone Neigh. Assn.
700 N. 24 St.
Lincoln, NE 68503

Dan A. Klein
Regalton Neighborhood Assn.
1901 SW 5th St. Suite 100
Lincoln, NE 68522

Renee Malone
Clinton Neigh. Assn.
1408 N. 26 St.
Lincoln, NE 68503

Michael Cornelius
Hartley Neigh. Assn.
3149 R Street
Lincoln, NE 68503

Sheila Damon
Regalton Neighborhood Group
Lincoln, NE

Barb Morely
Malone Neighborhood Assn.
700 N. 24th St.
Lincoln, NE 68503

Dave Lewis
Bicentennial Estates Assoc.
2333 Philadelphia Dr.
Lincoln, NE 68521

Ann Bleed
East Campus Community Org.
1315 N. 37th St.
Lincoln, NE 68503

Lynn Ayers
University Place Community Org.
5025 Garland Ave.
Lincoln, NE 68504

Cindy Stuefer-Powell
East Campus Community
Organization
1217 N. 38th St.
Lincoln, NE 68503

Kathy Jennings
Regalton Neighborhood Assn.
1901 SW 5th St. Suite 100
Lincoln, NE 68522

Barbara Cornelius
Hartley Neigh. Assn.
3149 R Street
Lincoln, NE 68503

Bob Hackwith
Landon's Neigh. Assn.
4210 N. 23 St.
Lincoln, NE 68521

Bicentennial Estates Neigh. Assn.
PO Box 4735
Lincoln, NE 68504

Sharon Doll
University Place Community Org.
2909 N. 56 St.
Lincoln, NE 68504

Malinda Burk
University Place Community Org.
1546 N. 60th St.
Lincoln, NE 685805

Tim Francis
Hawley Area Assn.
2511 T St.
Lincoln, NE 68503

Peggy Struwe
Hawley Area Association
2240 Q Street
Lincoln, NE 68503

Coleen Seng
University Place Community Org.
6101 Walker Ave
Lincoln, NE 68505

Dean Phelps
East Campus Community Org.
3837 Apple St.
Lincoln, NE 68503

Ruth Johnson
Hartley Neigh. Assn.
819 N. 33 St.
Lincoln, NE 68503

Carol Brown
Landon's Neigh. Assn.
2201 Elba Cir
Lincoln, NE 68521

Curt Donaldson
Hartley Neigh. Assn.
2860 R Street
Lincoln, NE 68503

Annette McRoy
North Bottoms Neigh. Assn.
1142 New Hampshire St.
Lincoln, NE 68508

Dean Settle
Downtown Neigh. Assn.
128 N. 13th St. #404
Lincoln, NE 68508-1501

Judy Zohner, President
Downtown Neigh. Assn.
1300 G St. Unit 304
Lincoln, NE 68508

Ted Triplett
Belmont Community Organization
4420 N 14th St.
Lincoln, NE 68521

Gloria Eddins
Clinton Neigh. Org.
1700 N. 29th St.
Lincoln, NE 68503

Vicki Cover
Hawley Neigh. Assn.
2610 S St.
Lincoln, NE 68503

Dave Landis
Urban Development

Wynn Hjermstad
Urban Development

Deb Schorr, Chair
Lancaster County Board of Commissioners

Dr. Steve Joel, Superintendent
Lincoln Public Schools
P.O. Box 82889
Lincoln, NE 68501

Educational Service Unit #18
c/o David Myers
P.O. Box 82889
Lincoln, NE 68501

University of Nebraska-Lincoln
c/o Linda Cowdin, UNL Property Management
1901 Y Street
Lincoln, NE 68588

President
Southeast Community College
301 S. 68th Street Place
Lincoln, NE 68510

Glenn Johnson
Lower Platte South NRD
P.O. Box 83581
Lincoln, NE 68501

Rick Peo
Chief Assistant City Attorney

Norm Agena
County Assessor

Jennifer Dam, Assistant Director
Campus Planning & Space Management
University of Nebraska-Lincoln
335 Administration Building
Lincoln, NE 68588-0435

Joel Pedersen, General Counsel
University of Nebraska Board of Regents
3835 Holdrege Street
Lincoln, NE 68583

q:\pc\notif\2012\CPC12002 labels



ATTACHMENT "D"

Lincoln-Lancaster County 555 South 10th Street / Suite 213 Michael D. Cornelius, Chair
Planning Department Lincoln, Nebraska 68508 City-County
Marvin S. Krout, Director 402-441-7491 / fax: 402-441-6377 Planning Commission



MAYOR CHRIS BEUTLER

lincoln.ne.gov

April 13, 2012

TO: Neighborhood Associations/Organizations
Deb Schorr, Chair, Lancaster County Board of Commissioners
Dr. Steve Joel, Superintendent, Lincoln Public Schools
Educational Service Unit #18, c/o David Myers
Board of Regents, University of Nebraska-Lincoln
President, Southeast Community College
Glenn Johnson, Lower Platte South Natural Resources District

RE: **Proposed amendments to the "Nebraska Innovation Campus Redevelopment Plan"**

Pursuant to Neb. Rev. Stat. § 18-2109, you are hereby advised that the request by the Director of the City Urban Development Department for a resolution adopting and approving proposed amendments to the **Nebraska Innovation Campus Redevelopment Plan** is scheduled for public hearing before the Lincoln City Council on **Monday, April 30, 2012, at 5:30 p.m.**, in Hearing Room 112 on the first floor of the County-City Building, 555 South 10th Street, Lincoln, Nebraska.

The proposed amendments: 1) incorporate the newly declared Theresa Street Blight and Substandard Area located generally between Cornhusker Highway and Salt Creek Roadway from approximately North 20th Street at the west boundary to North 27th Street at the east boundary and including adjacent rights-of-way; 2) update the Redevelopment Plan to include changes that have occurred since its adoption in November 2010; and 3) add the Phase I NIC projects, including renovation of the 4-H and Industrial Arts Buildings with construction of a companion building to each and construction of two additional research buildings. The Redevelopment Plan Area is adjacent to the University of Nebraska-Lincoln (UNL) city campus and includes the former Nebraska State Fair Park. The boundaries are generally from N. Antelope Valley Parkway to N. 27th Street, between Salt Creek and the Burlington Northern Santa Fe Railroad corridors. A map and a copy of the "Introduction" of the amended Redevelopment Plan were previously provided to you.

On April 4, 2012, the Lincoln City-Lancaster County Planning Commission voted 9-0 to find the proposed amendments to the Nebraska Innovation Campus Redevelopment Plan to be in conformance with the Comprehensive Plan (**Comprehensive Plan Conformance No. 12002**).

If you would like additional information, you are encouraged to contact Wynn Hjermstad in the Urban Development Department (402-441-8211 or whjermstad@lincoln.ne.gov), or the Planning Department staff planner, Brandon Garrett (402-441-6373 or bgarrett@lincoln.ne.gov). The proposed resolution will appear on the City Council agenda for introduction on April 23, 2012, and may be accessed on the internet at <http://www.lincoln.ne.gov/city/council/index.htm> on Thursday afternoon, April 19, 2012.

Sincerely,

Jean Preister
Administrative Officer

cc: Dave Landis, Urban Development
Wynn Hjermstad, Urban Development
Rick Peo, Chief Assistant City Attorney
Norm Agena, County Assessor
Jennifer Dam, UNL Campus Planning & Space Management
Joel Pedersen, General Counsel, University of Nebraska Board of Regents

i:\pc\notif\2012 \CPC12002 cchrg

**TO BE PUBLISHED ONCE EACH WEEK FOR TWO CONSECUTIVE WEEKS IN THE
LINCOLN JOURNAL STAR ON FRIDAY, April 13, 2012 AND FRIDAY, April 20, 2012:**

Notice is hereby given that the Lincoln City Council will hold a public hearing on **Monday, April 30, 2012, at 5:30 p.m.**, in the City Council Hearing Room on first floor of the County-City Building, 555 South 10th Street, Lincoln, Nebraska, on the following item. For more information, call the Urban Development Department (441-7606) or the Planning Department (441-7491):

1. A resolution requested by the Director of the Urban Development Department adopting proposed amendments to the Nebraska Innovation Campus (NIC) Redevelopment Plan to incorporate the Theresa Street Blight and Substandard Redevelopment Area located generally between Cornhusker Highway and Salt Creek Roadway from approximately North 20th Street at the west boundary, to North 27th Street at the east boundary and including adjacent rights-of-way; to update the Redevelopment Plan to include changes that have occurred since its adoption in November 2010; and to add the Phase I NIC projects, including renovation of the 4-H and Industrial Arts Buildings with construction of a companion building to each and construction of two additional research buildings. The Redevelopment Plan Area is adjacent to the University of Nebraska-Lincoln (UNL) city campus and includes the former Nebraska State Fair Park. The boundaries are generally from N. Antelope Valley Parkway to N. 27th Street, between Salt Creek and the Burlington Northern Santa Fe Railroad corridors.

Joan Ross
City Clerk